DEPARTMENT OF FINANCE HOUSING ASSETS LIST

ASSEMBLY BILL X1 26 AND ASSEMBLY BILL 1484

(Health and Safety Code Section 34176)

Former Redevelopment Agency:	San Clemente Redevelopment Agend	су					
Successor Agency to the Former Redevelopment Agency:	City of San Clemente						
Entity Assuming the Housing Functions of the former Redevelopment Agency:	City of San Clemente						
Entity Assuming the Housing Functions Contact Name:	Jeff Hook	Title	Principal Planner	Phone	949-361-6182	E-Mail Address	HookJ@san-clemente.org
Entity Assuming the Housing Functions Contact Name:	Denise Obrero	Title	Housing Specialist	Phone	949-361-6188	E-Mail Address	ObreroD@san-clemente.org
All assets transferred to the entity assume The following Exhibits noted with an X in				created a	are included in this housing	g assets list.	
Exhibit A - Real Property	Х						
Exhibit B - Personal Property	X						
Exhibit C - Low-Mod Encumbrances	X						
Exhibit D - Loans/Grants Receivables	X						

Prepared By:	Jacob Rahn
Date Prepared:	8/1/2012 revised

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Exhibit E - Rents/Operations

Exhibit F - Rents

Exhibit G - Deferrals

Item #	Type of Asset a/	Legal Title and Description	Carrying Value of Asset	Total square footage	Square footage reserved for low- mod housing	Is the property encumbered by a low-mod housing covenant?	Source of low- mod housing covenant b/	Date of transfer to Housing Successor Agency	Construction or acquisition cost funded with Low-Mod Housing Fund monies	Construction or acquisition costs funded with other RDA funds	Construction or acquisition costs funded with non-RDA funds	Date of construction or acquisition by the former RDA	Interest in real property (option to purchase, easement, etc.)
1	Land parcels	Lots 7, 8, 9, and 10 in Block 4 of Tract 779, as per map recorded in Book 23, pages 19 to 25, inclusive of Miscellaneous Maps, in the office of the County Recorder of the County of Orange; Assessor's Parcels 058-073-46 and 058-073-18; located at 107-115	\$410,000	16,000 sq. ft. (0.37 acre)	entire site	No housing covenant at this time	Recorded Agreement ¹	1-Feb-12	\$439,466	\$0	\$0	15-Jun-04	Fee Simple Title
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¹"Agreement Containing Covenants Affecting Real Property", recorded September 18, 1998 as Instrument No. 19980630073, however this vanished when RDA took back property as part of agreement, a DDA is in the negotiation process for Workforce/Affordable Housing.

a/ Asset types may include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

b/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

Item #	Type of Asset a/	Description	Carrying Value of Asset	Date of transfer to Housing Successor Agency	Acquisition cost funded with Low-Mod Housing Fund monies	Acquisition costs funded with other RDA funds	Acquisition costs funded with non- RDA funds	Date of acquisition by the former RDA
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a/ Asset types any personal property provided in residences, including furniture and appliances, all housing-related files and loan documents, office supplies, software licenses, and mapping programs, that were acquired for low and moderate income housing purposes, either by purchase or through a loan, in whole or in part, with any source of funds.

Item#	Type of housing built or acquired with enforceably obligated funds a/	Date contract for Enforceable Obligation was executed	Contractual counterparty	Total amount currently owed for the Enforceable Obligation	Is the property encumbered by a low-mod housing covenant?	Source of low- mod housing covenant b/	Current owner of the property	Construction or acquisition cost funded with Low-Mod Housing Fund monies	Construction or acquisition costs funded with other RDA funds	Construction or acquisition costs funded with non-RDA funds	Date of construction or acquisition of the property
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a/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

b/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

Item#	Was the Low-Mod Housing Fund amount issued for a loan or a grant?	Amount of the loan or grant	Date the loan or grant was issued	Person or entity to whom the loan or grant was issued	Purpose for which the funds were loaned or granted	contractual requirements specifying the purposes for which the funds may be used?	Repayment date, if the funds are for a loan	Interest rate of loan	Current outstanding loan balance
1	Loan	300,000.00	4/1/2003	San Clemente Senior Apts.	Affordable Housing	Yes	4/1/2038	3%	337,861
2	Loan	254,961.00	6/7/2010	Mary Erickson Comm. Housing	Affordable Housing	Yes	6/7/2065	3%	263,268
3	Loan	100,000.00	6/28/1994	Mary Erickson Comm. Housing	Affordable Housing	Yes	6/28/2024	0%	100,000
4	Loan	608,000.00	8/13/1999	Mary Erickson Comm. Housing	Affordable Housing	Yes	8/13/2054	0%	608,000
5	Forgivable Loan	850,000.00	11/3/2009	Family Assistance Ministries	Affordable Housing	Yes	Annual forgiveness over a period of 20 years	0%	742,667
6	Loan	145,000.00	11/6/1996	Mary Erickson Comm. Housing	Affordable Housing	Yes	11/6/2026	0%	145,000
7	Loan	25,000.00	9/15/1992	Bekkar, Harry & Harriet	Affordable Housing	Yes	Due upon sale	3%	25,000
8	Loan	25,000.00	9/15/1992	Bielitz, Michael	Affordable Housing	Yes	Due upon sale	3%	25,000
9	Loan	25,000.00	9/15/1992	Book, Harold & Delores	Affordable Housing	Yes	Due upon sale	3%	25,000
10	Loan	25,000.00	9/15/1992	Johnson, Val & Mary Ann	Affordable Housing	Yes	Due upon sale	3%	25,000
11	Loan	25,000.00	9/15/1992	Howell, Michael	Affordable Housing	Yes	Due upon sale	3%	25,000
12	Loan	25,000.00	9/15/1992	Dieling, Clara	Affordable Housing	Yes	Due upon sale	3%	25,000
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Item #	Type of payment a/		Type of property with which they payments are associated b/	Property owner	Entity that collects the payments	Entity to which the collected payments are ultimately remitted	Purpose for which the payments are used	Is the property encumbered by a low-mod housing covenant?	Source of low- mod housing covenant c/	Item # from Exhibit A the rent/operation is associated with (if applicable)
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a/ May include revenues from rents, operation of properties, residual receipt payments from developers, conditional grant repayments, costs savings and proceeds from refinancing, and principal and interest payments from homebuyers subject to enforceable income limits.

b/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

c/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

Item #	Type of payment a/	wi pa	pe of property ith which the ayments are associated b/		Property owner	Entity that collects the payments	Entity to which the collected payments are ultimately remitted	Purpose for which the payments are used	Is the property encumbered by a low-mod housing covenant?	Source of low- mod housing covenant c/	Item # from Exhibit A the rent is associated with (if applicable)
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a/ May include rents or home loan payments.

b/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

c/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

Exhibit G - Deferrals

Item#	Purpose for which funds were deferred	Fiscal year in which funds were deferred	Amount deferred	Interest rate at which funds were to be repaid	Current amount owed	Date upon which funds were to be repaid
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